

In re:  
Michelle A. Debow  
Debtor

Case No. 22-13122-elf  
Chapter 13

## CERTIFICATE OF NOTICE

District/off: 0313-2  
Date Rcvd: Jan 11, 2023

User: admin  
Form ID: pdf900

Page 1 of 2  
Total Noticed: 3

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jan 13, 2023:

Recip ID	Recipient Name and Address
db	+ Michelle A. Debow, 2270 Jase Drive, Newtown, PA 18940-2913
cr	+ Brookshire Estates Community Association, c/o Stefan Richter, Esquire, Clemons Richter & Reiss, PC, 2003 South Easton Road, Suite 300, Doylestown, PA 18901 UNITED STATES 18901-7100
cr	+ Republic First Bank d/b/a Republic Bank, c/o McCarter & English, LLP, Attn: Inez M. Markovich, Esq., 1600 Market Street, 39th Floor Philadelphia, PA 19103-7242

TOTAL: 3

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).  
NONE

## BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, \*duplicate of an address listed above, \*P duplicate of a preferred address, or ## out of date forwarding orders with USPS.  
NONE

## NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Jan 13, 2023 Signature: /s/Gustava Winters

## CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on January 11, 2023 at the address(es) listed below:

Name	Email Address
BRAD J. SADEK	on behalf of Debtor Michelle A. Debow brad@sadeklaw.com bradsadek@gmail.com;sadek.bradj.r101013@notify.bestcase.com;documents@sadeklaw.com
BRIAN CRAIG NICHOLAS	on behalf of Creditor Federal Home Loan Mortgage Corporation as Trustee for the benefit of the Freddie Mac Seasoned Loans Structured Transaction Trust, Series 2020-1 bnicholas@kmlawgroup.com, bkgroup@kmlawgroup.com
HOWARD GERSHMAN	on behalf of Creditor CAB East LLC/Ford Motor Credit Company LLC hg229ecf@gmail.com 229ecf@glpoc.comcastbiz.net
INEZ M. MARKOVICH	on behalf of Creditor Republic First Bank d/b/a Republic Bank imarkovich@mccarter.com

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dweiler@mccarter.com;lharkins@mccarter.com

KENNETH E. WEST

ecfemails@ph13trustee.com philaecf@gmail.com

STEFAN RICHTER

on behalf of Creditor Brookshire Estates Community Association srichter@clemonslaw.com

United States Trustee

USTPRegion03.PH.ECF@usdoj.gov

TOTAL: 7

UNITED STATES BANKRUPTCY COURT  
EASTERN DISTRICT OF PENNSYLVANIA

IN RE:

MICHELLE A. DEBOW

NO. 22-13122 ELF  
CHAPTER 13

ORDER COMPELLING ASSUMPTION OR REJECTION OF MOTOR VEHICLE LEASE  
WITH CAB EAST, LLC/FORD MOTOR CREDIT COMPANY, LLC,  
RE: 2020 FORD EXPLORER-- 11 USC §365(d)(2)

It is ORDERED:

**on or before January 23, 2023**

Debtor may, ~~within ten (10) days of the date of this Order,~~ file a written assumption of a motor vehicle lease with CAB East, LLC/Ford Motor Credit Company, LLC dated November 11, 2019, regarding a 2020 Ford Explorer [VIN...57468] motor vehicle leased by Debtor. In the absence of a timely filing the lease will be deemed REJECTED without further order of court.

DATE: 1/11/23



Bankruptcy Judge  
**ERIC L. FRANK**